

The
Hamilton Hotel
Company, Limited

A copy of this Prospectus has been filed with the Provincial Secretary of the Province of Ontario.

Hamilton Hotel Company, Limited

Incorporated under the Laws of the Province of Ontario

Offers for Sale

\$450,000.00

Five per cent. Cumulative Preferred Stock

OFFICERS

President	-	-	SIR JOHN M. GIBSON
Vice-President	-	-	H. L. FROST
Secretary-Treasurer	-	-	D'ARCY MARTIN

DIRECTORS

SIR JOHN M. GIBSON	-	-	Lieut.-Governor of Ontario
C. S. WILCOX	-	-	Pres. Steel Company of Canada
CYRUS BIRGE	-	-	Vice-Pres. Steel Company of Canada
H. H. BIGGERT	-	-	Ast.-Supt. International Harvester Co.
A. C. DANN	-	-	Supt. Oliver Plow Co.
COL. J. R. MOODIE	-	-	Pres. Dominion Power & Trans. Co.
R. L. INNES	-	-	Secy.-Treas. Dominion Cannery, Limited
A. W. DAY	-	-	Mgr. The Right House
WM. SOUTHAM, Sr.	-	-	Pres. Spectator Printing Co.
H. L. FROST	-	-	Pres. Frost Wire Fence Co.
FREDERICK W. ROCKWELL	-	-	Vice-Pres. United Hotels Co.
F. A. DUDLEY	-	-	Pres. United Hotels Co.
PAUL J. MYLER	-	-	Vice-Pres. Canadian Westinghouse Co.

SOLICITORS

MESSRS MARTIN & MARTIN

AUDITOR

C. S. SCOTT

Prospectus of The Hamilton Hotel Company Limited

THE HAMILTON HOTEL COMPANY, LIMITED, is organized under the laws of the Province of Ontario, with a capital stock of \$900,000.00, consisting of forty-five hundred shares of the par value of \$100.00 each of preferred stock and forty-five hundred shares of the par value of \$100.00 each of common stock. The preferred stock is entitled to cumulative dividends at the rate of five per cent. annually, and is preferred over the common stock as to assets.

The Company has secured an option on a parcel of land in the City of Hamilton now occupied by the Waldorf Hotel as a site for an hotel to be called "THE CONNAUGHT," or some other name to be agreed upon between the Operating Company and this Company.

On this site, or some equally desirable site in the City of Hamilton, to be approved of by the Directors, the Company intends to erect a first-class fire-proof hotel containing about two-hundred and twenty-five guest rooms, with a suitable lobby, a ball and banquet room, and dining and grill rooms.

The hotel will be strictly fire proof construction, and in every detail will be first-class. Every guest room will have a separate or connecting bath.

It is expected that the building will be completed and ready for occupancy in the Spring of 1911.

An agreement providing for a lease of the property for thirty years from the date of completion of the hotel has been made with Frank A. Dudley, who has agreed that such lease will be taken over by an operating company to be organized by Frank A. Dudley and his associates, who are officers of the United Hotels Company. The name of the said operating company is to be "The Connaught Hotel Company," or some other name approved of by the Lieutenant-Governor of the Province of Ontario, which latter Company shall be incorporated under the laws of the Province of Ontario with a capital stock of \$100,000. Under the terms of the lease the lessee will be required to furnish and conduct the hotel in a first-class manner during the entire period of the lease. The lessee will also keep the interior of the hotel in repair, pay all taxes and assessments against said property and keep the property insured, and will, in addition, pay a cash rental as follows: For the first five years on the basis of six per cent. per annum on the total cost of the land, hotel and necessary expenses and charges incurred in connection with the development of the enterprise, and for each of the succeeding years of the term on the basis of seven per cent. per annum on the total cost as aforesaid.

It is believed that the total cost of the land and completed hotel will not exceed \$900,000. It is proposed to raise \$450,000, or fifty per cent. of the total cost of the site and completed hotel by the sale of that amount of preferred capital stock, and to raise \$450,000, or the remaining fifty per cent. of the total cost by the issuance of a mortgage or mortgage bonds to that amount.

It is expected the rentals provided to be paid under the lease will permit of the paying of interest on the mortgage or mortgage bonds and cumulative dividends at the rate of five per cent. annually on the preferred stock, and the balance will be available either for payment of dividends on the common stock or the reduction of the mortgage on the property.

Subscriptions to the preferred capital stock on the terms offered are payable as follows:—

Ten per cent. on application.

Fifteen per cent. on first of May, 1913.

Twenty-five per cent. on first of August, 1913.

Twenty-five per cent. on first of November, 1913.

Twenty-five per cent. on the first of February, 1914.

The Directors, however, shall have the right to postpone the call beyond the date specified herein, and the full obligation of any subscription shall not be annulled or affected by reason of any such postponement.

Preferred capital stock shall be delivered only at the time of the payment in full of each subscription.

The parties who are to form the operating company are connected with the United Hotels Company, of Niagara Falls, which latter company is interested in a line of hotels extending from the Atlantic Coast to the Middle West.

The needs of Hamilton for a first-class fire-proof hotel are felt not only by the travelling public, but by the manufacturing and commercial interests of Hamilton. The rapid progress now being made by Hamilton, the most important thing lacking is a first-class modern hotel.

Subscription forms may be had on application to any of the Officers of the Company, or at Hamilton Board of Trade.

The following additional information is given for the purpose of complying with the provisions of the Ontario Companies Act:—

(a) The names, descriptions and addresses of the original incorporators are as follows:—

NAME.	DESCRIPTION.	ADDRESS.
James Robert Moodie,	Manufacturer,	Hamilton, Ontario.
Paul Judson Myler,	Manufacturer,	Hamilton, Ontario.
Harry Louis Frost,	Manufacturer,	Hamilton, Ontario.
Charles Stewart Wilcox,	Manufacturer,	Hamilton, Ontario.
Cyrus Albert Birge,	Manufacturer,	Hamilton, Ontario.
William Southam,	Publisher,	Hamilton, Ontario.
Arthur Whittlesey Day,	Manager,	Hamilton, Ontario.
Robert Livingstone Innes,	Manager,	Hamilton, Ontario.
Albert Chester Dann,	Manager,	Hamilton, Ontario.
Harry Houston Biggert,	Manager,	Hamilton, Ontario.
D'Arcy Richard Charles Martin,	Barrister-at-Law,	Hamilton, Ontario.
Frederick Wing Rockwell,	Esquire,	Albany, New York.
Frank Alonzo Dudley,	Esquire,	Niagara Falls, New York.

and each of the incorporators has subscribed for one share.

(b) The By-laws of the Company provide that it shall not be necessary for a Director to hold more than one share as a qualification, and there is no provision as to remuneration of the Directors.

(c) The names, descriptions and addresses of the Directors are the same as those of the incorporators mentioned in paragraph "a," with the exception that D'Arcy Martin has resigned as a Director and Sir John Morison Gibson, of Toronto, Lieutenant-Governor, has been elected in his place.

(d) The minimum subscription on which Directors may proceed to allotment of preference shares is three hundred and fifty thousand dollars and the amount payable on application ten per cent. and nothing on allotment.

(e) The By-laws of the Company provide that further payments on preference shares shall be made as follows: Fifteen per cent. on 1st May, 1913; twenty five per cent. on 1st August, 1913; twenty-five per cent. on 1st of November, 1913, and twenty-five per cent. on 1st February, 1914.

(f) Forty-five hundred shares of common stock have been agreed to be issued to Frank A. Dudley, as fully paid, in consideration of the covenants of said Dudley, contained in his Agreement with the Company, dated the 16th day of January, 1913.

(g) and (h) It is proposed to purchase from George E. Mills the property bought by him from Sara J. Mills, known as the Waldorf Hotel, for the consideration of \$175,000, together with any costs, charges or expenses incurred by said Mills before the property is paid for by the Company, and said Mills is to receive interest at six per cent. on purchase money from 1st day of March, 1913, and to give credit for any rents received by him before purchase is completed. The proposed purchase must be closed not later than the 2nd day of April, 1913, and the Vendor is to receive \$75,000 in cash with any expenses incurred by him and interest as aforesaid, and the Company is to assume a mortgage for \$100,000.00.

(i) No amount is payable as commission for stock subscriptions.

(j) The preliminary expenses are estimated at Fifteen Hundred Dollars.

(k) It is proposed to pay Frank A. Dudley \$10,000 for services recited in his said Agreement with the Company, dated 16th January, 1913.

(l) The following particulars are given of material contracts:—

Agreement, dated 16th day of January, 1913, between Hamilton Hotel Company, Limited, and Frank A. Dudley.

Option dated 16th day of January, 1913, from George E. Mills to The Hamilton Hotel Company, Limited.

and these documents may be inspected at any time between the hours of 2 p.m. and 4 p.m. at the office of the Secretary of the Company, Room Number 54, Federal Life Building, Hamilton.

(m) The Auditor of the Company is Mr. C. S. Scott, and his address is, Spectator Building, Hamilton.

(n) The only Director interested in the promotion of the Company is Frank A. Dudley, and his interest is the sum of \$10,000.00 and forty-five hundred shares of common stock for the consideration mentioned in his Agreement with the Company, dated the Sixteenth day of January, 1913.

DATED at Hamilton this Thirtieth day of January, A. D. 1913.

In the presence of:

"Ella Becker"

"G. M. Lancey"

"R. H. Labatt"

"Walder Parke"

"T. L. Brown"

"F. B. Seaman"

"W. J. Southam"

"Eva Mills"

"Walder Parke"

"F. H. Gordon"

"T. L. Brown"

"H. S. Dunning"

"Ronald G. Wright"

"J. M. Gibson"

"J. R. Moodie"

"Paul J. Myler"

"H. L. Frost"

"C. S. Wilcox"

"Cyrus A. Birge"

"W. Southam"

"A. W. Day"

"R. L. Innes"

"Alex. Dann"

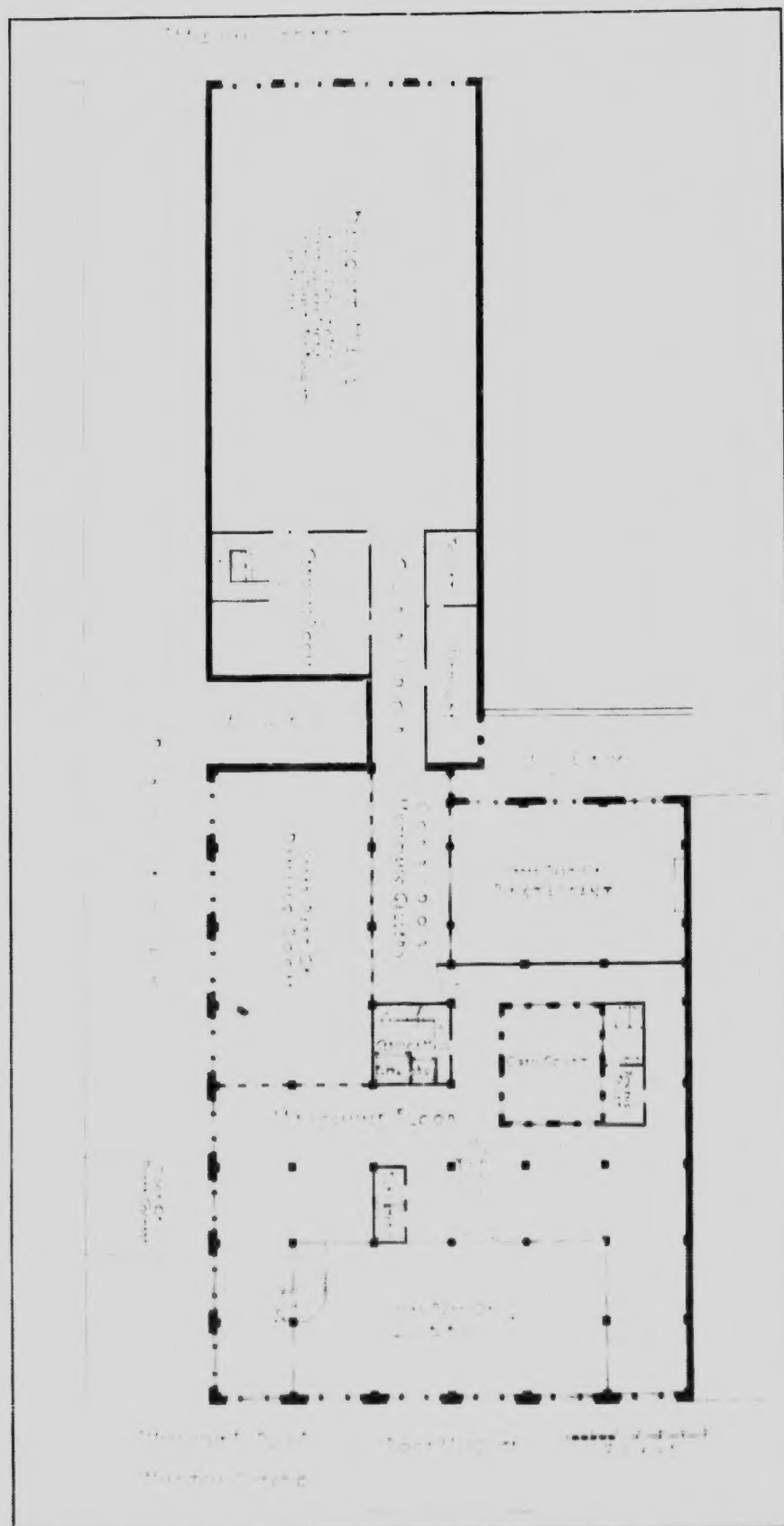
"H. H. Biggert"

"Frederick W. Rockwell"

"F. A. Dudley"



"The Royal Connaught"



MEZZANINE FLOOR PLAN

